

# Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Groton

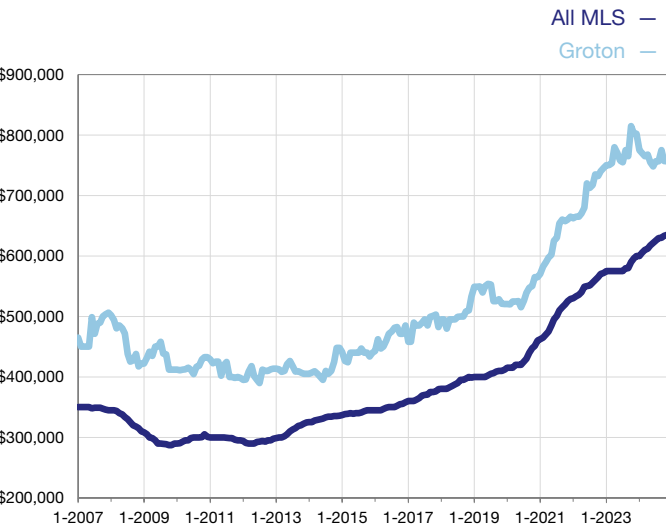
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	8	+ 60.0%	87	98	+ 12.6%
Closed Sales	3	7	+ 133.3%	93	90	- 3.2%
Median Sales Price*	\$775,000	\$805,000	+ 3.9%	\$802,000	\$766,500	- 4.4%
Inventory of Homes for Sale	13	10	- 23.1%	--	--	--
Months Supply of Inventory	1.6	1.2	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	41	52	+ 26.8%	40	32	- 20.0%
Percent of Original List Price Received*	95.7%	99.1%	+ 3.6%	101.2%	101.9%	+ 0.7%
New Listings	4	4	0.0%	94	118	+ 25.5%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	0	- 100.0%	24	29	+ 20.8%
Closed Sales	2	1	- 50.0%	24	24	0.0%
Median Sales Price*	\$477,500	\$197,739	- 58.6%	\$610,000	\$800,000	+ 31.1%
Inventory of Homes for Sale	10	6	- 40.0%	--	--	--
Months Supply of Inventory	4.6	2.1	- 54.3%	--	--	--
Cumulative Days on Market Until Sale	16	17	+ 6.3%	48	101	+ 110.4%
Percent of Original List Price Received*	101.0%	100.0%	- 1.0%	103.2%	103.0%	- 0.2%
New Listings	2	3	+ 50.0%	37	29	- 21.6%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties  
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties  
Rolling 12-Month Calculation

